



Board Agenda Background

Date: 2/3/2026
To: Board of County Commissioners
Through: Colton Rohloff, County Manager
From: Garrett McAllister, Planning Manager
Subject: Public Hearing: Consideration of Resolution #R-26-16, to Establish a Special Use Permit for Case #SUP2025-03 Coors Parking Lot for Mike Soucie, Clear Creek Development LLC on behalf of Williams Fork Valley Ranch LLC in the St. Mary's Area

RECOMMENDATION

Staff recommends opening the Public Hearing and then immediately moving to continue it to a future date. This will allow staff to refine its presentation and work through issues identified in the January 21, 2026, Planning Commission Hearing, without having to re-notice this matter.

BACKGROUND

The applicant has requested approval of a Special Use Permit (SUP) to allow for a parking lot containing 123 total parking spaces and a minor structure to facilitate seasonal vending.

ANALYSIS

During the January 21, 2026, Planning Commission hearing, the Planning Commission requested several revisions to the proposed site plan. In response, the applicant submitted an updated site plan on January 26, 2026, incorporating various revisions. These revisions, along with related issues, require further review by County staff before bringing the matter back to the Board for consideration.

CONCLUSION

Staff requests a continuance to finalize the condition's language and work through the remaining issues.